

18CUP1206
2801 Hikes Lane



Louisville Metro Board of Zoning Adjustment
Public Hearing

Jon E. Crumbie, Planning & Design Coordinator
April 15, 2019

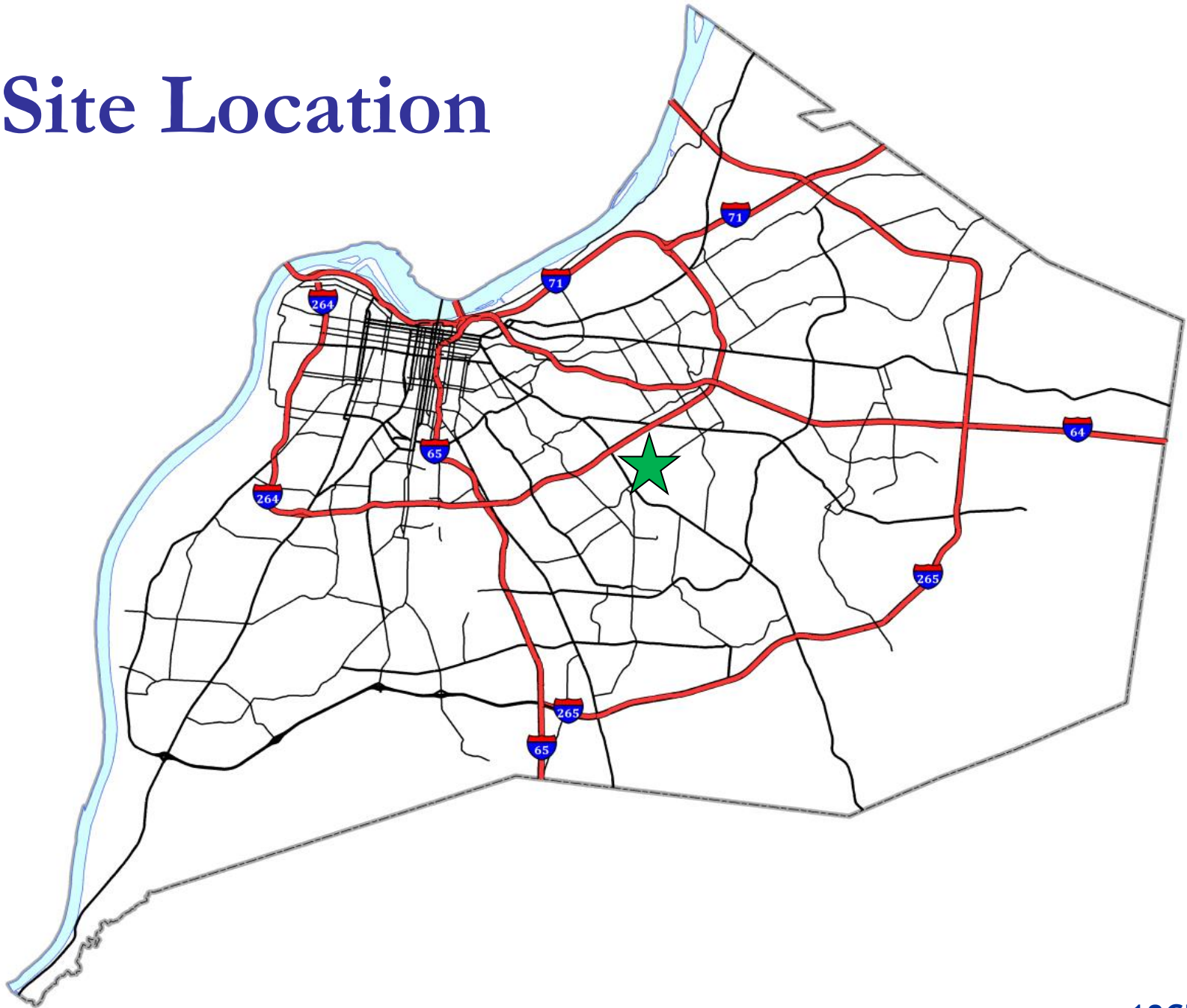
Request(s)

- Conditional Use Permit to allow an accessory apartment in an R-5 zoning district.

Case Summary/Background

- The applicant is proposing a 550 square foot accessory apartment that will be located in the principle dwelling. The apartment will consist of a bedroom, bathroom, kitchen, and laundry room.

Site Location



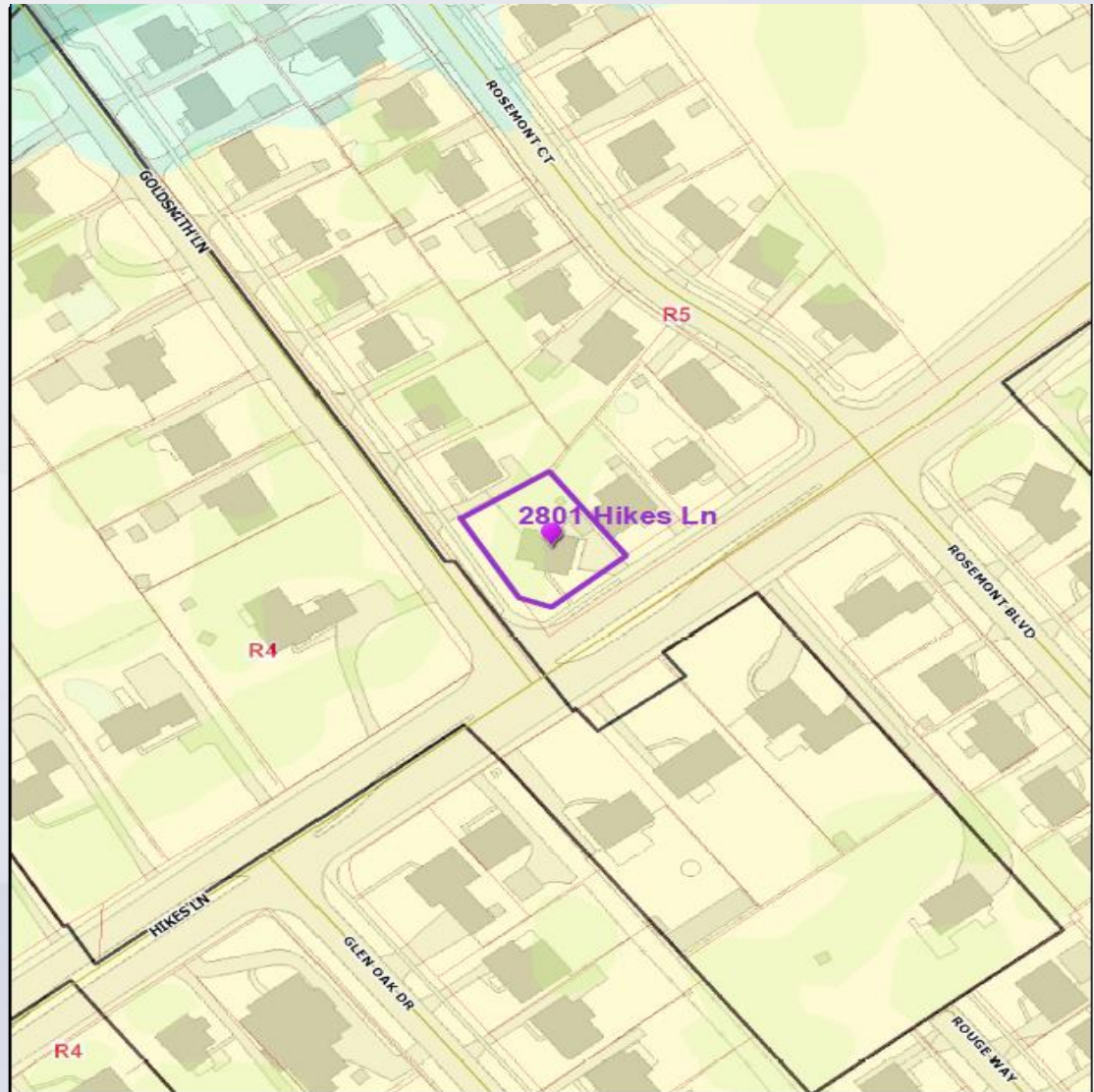
Zoning/Form Districts

Subject:

- Existing: R-5/N
- Proposed: R-5/N

Surrounding:

- North: R-5/N
- South: R-4/N
- East: R-5/N
- West: R-4/N



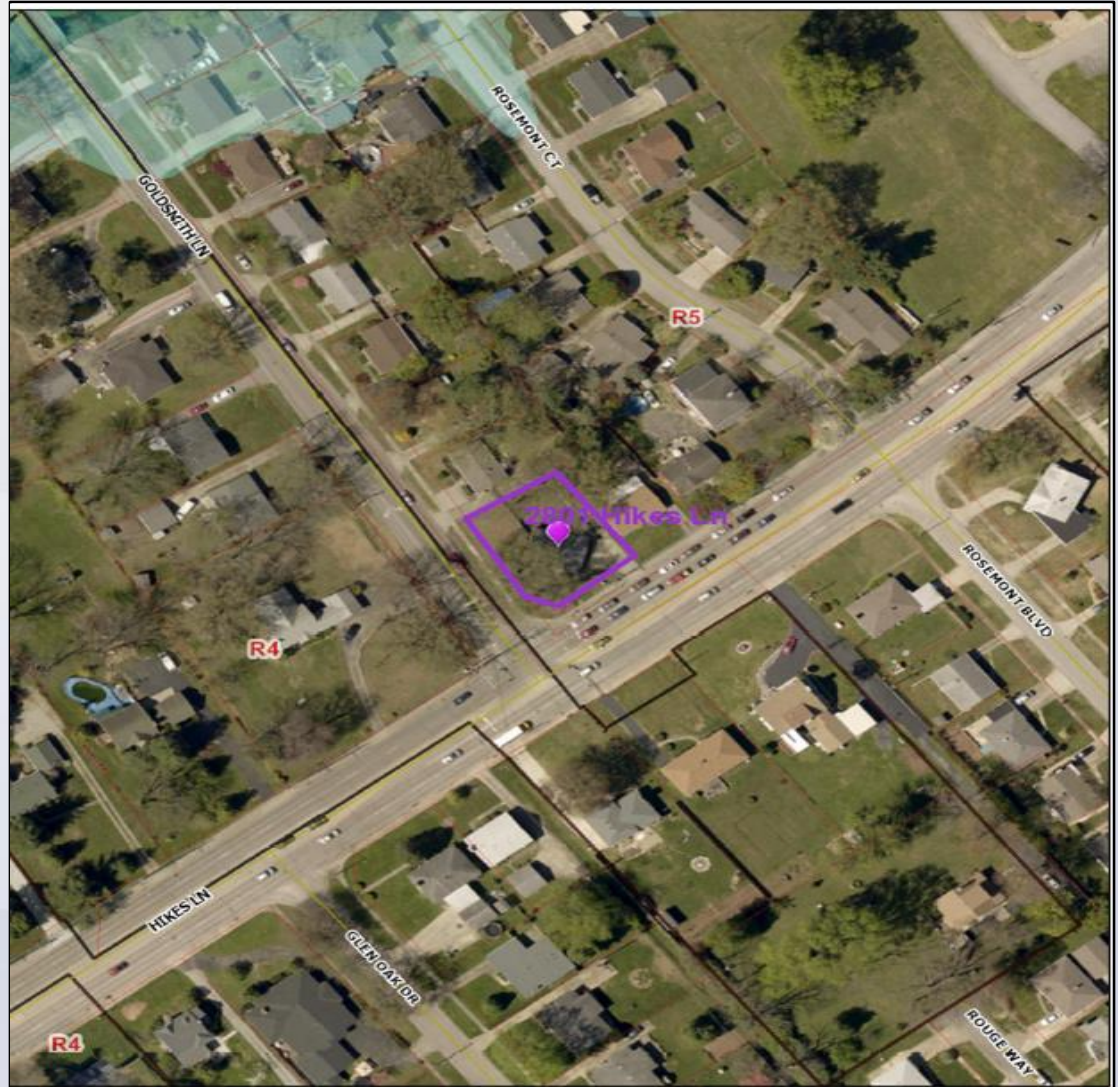
Aerial Photo/Land Use

Subject:

- Existing: Residential
- Proposed: Residential

Surrounding:

- North: Residential
- South: Residential
- East: Residential
- West: Residential





Front of Residence



04/04/2019 12:06

Existing parking Area



Rear of Property



Rear of Residence



04/04/2019 12:03

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Looking Toward Hikes Lane



Across the Street



04/04/2019 11:59

Site Plan

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PRELIMINARY APPROVAL

Condition of Approval:
NO CONST.

Development Review: *Tammy Hill* 3-27-19 Date

LOUISVILLE & JEFFERSON COUNTY METROPOLITAN SEWER DISTRICT

PRELIMINARY APPROVAL DEVELOPMENT PLAN

CONDITIONS:

BY: *Quinn W. Dyer* 3/27/19
DATE: 3/27/19
LOUISVILLE/JEFFERSON COUNTY METRO PUBLIC WORKS

RECEIVED
DEC 17 2018
PLANNING & DESIGN SERVICES

LOUISVILLE KY 40218
R-5 Residential District
Neighborhood from District

Goldsmith Ln
Hicks Ln
Parking Area
R-5
R-30
R-20
R-10
R-5

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Staff Findings

- There are four listed requirements and items A., B., and D. will be met. Item C. does not apply. Based upon the information in the staff report and the testimony and evidence provided at the public hearing, the Board of Zoning Adjustment must determine if the proposal meets the standards established in the LDC for a Conditional Use Permit.

Required Actions

Approve or Deny:

- Conditional Use Permit to allow an accessory apartment in an R-5 zoning district.